

**STAFF MEETING MINUTES  
LANCASTER COUNTY BOARD OF COMMISSIONERS  
COUNTY-CITY BUILDING  
ROOM 113  
TUESDAY, MARCH 23, 2004  
2:00 P.M.**

Commissioners Present: Ray Stevens, Chair  
Larry Hudkins, Vice Chair  
Bernie Heier  
Bob Workman  
Deb Schorr

Others Present: Kerry Eagan, Chief Administrative Officer  
Gwen Thorpe, Deputy Chief Administrative Officer  
Ann Taylor, County Clerk's Office

The Chair opened the meeting at 2:17 p.m.

**AGENDA ITEM**

**1 APPROVAL OF STAFF MEETING MINUTES OF TUESDAY, MARCH 18, 2004**

**MOTION:** Schorr moved and Workman seconded approval of the Staff Meeting minutes of March 18, 2004. Schorr, Stevens, Workman and Hudkins voted aye. Heier abstained from voting. Motion carried.

**2 ADDITIONS TO THE AGENDA**

A. Consideration of Resolution No. R-04-0025 (In the Matter of an Application for a Class M Bottle Club (Spirits, Wine, Beer, on Sale Only) Liquor License for Richard R. Ferguson d/b/a/ The Bennet Hideaway Bed & Breakfast, Located at 12100 South 162<sup>nd</sup> Street, Bennet, Lancaster County, Nebraska)

**MOTION:** Schorr moved and Workman seconded approval of the addition to the agenda. Hudkins, Heier, Workman, Stevens and Schorr voted aye. Motion carried.

### 3 BOND ISSUE - Dave Kroeker, Budget and Fiscal Officer

Dave Kroeker, Budget and Fiscal Officer, presented Projects to Consider for a Possible Bond Issue (Exhibit A).

A draft of a lease agreement for CenterPointe, Inc. to lease space in the Old Juvenile Attention Center Building, 2220 South 10<sup>th</sup> Street, was also presented (Exhibit B). The proposed lease is based on a cost estimate of \$400,000 amortized over ten years at 5.5 percent interest.

Kroeker said remodel of the facility should be a separate bond issue if the cost is more than ten percent of the total bond issue.

General discussion took place with Mike Thurber, Corrections Director; Terry Wagner, Lancaster County Sheriff; and Bill Jarrett, Chief Deputy Sheriff, regarding their departments' respective needs. It was noted that Emergency Management also needs approximately 4,000 square feet of storage space.

John Kay, Sinclair Hille & Associates Inc., appeared and reviewed options for a vehicle storage garage on Cherrycreek Road to serve the needs of the County Sheriff and Emergency Management. He explained that there will be additional costs above the initial estimate of \$378,000 for site costs and to increase the square footage to 8,000 square feet.

**MOTION:** Hudkins moved and Workman seconded to include all five items in a bond issue of up to \$4.5 million and to bond five years on Item 1 and ten years on Items 2, 3, 4 and 5:

- 1) Property tax and Recorders system upgrade;
- 2) Purchase of the Community Blood Bank Building at 2966 "O" Street;
- 3) Lancaster County vehicle storage at a maximum expenditure of \$500,000, with a preference for a building to serve the County Sheriff and Emergency Management in the north half of the lot east of the County Extension Building and, if that is not feasible, to build a 4,000 square foot building for the County Sheriff;
- 4) Security system upgrade for Corrections; and
- 5) Remodel the Old Juvenile Detention Facility, contingent upon CenterPointe signing a ten year lease.

Schorr inquired about \$400,000 that was set aside last year in the Contingency Fund.

Kroeker recommended leaving those funds in the Contingency Fund until there is settlement of the Bryan/LGH Health System claims.

**ROLL CALL:** Hudkins, Heier, Workman and Stevens voted aye. Schorr voted no. Motion carried.

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Kerry Eagan, Chief Administrative Officer, noted the addition of the following conditions:

- 1) The sole purpose of the license is to allow the license holder to provide complementary wine to his guests for consumption within the confines of the licensed premises; and
- 2) The license holder is prohibited from selling alcohol on the premises and from operating a bar or lounge on the premises, for the above stated location.

The Board concurred with the wording of the conditions and signed the resolution.

#### **4 ADJOURNMENT**

**MOTION:** Workman moved and Hudkins seconded to adjourn the meeting at 3:28 p.m. Hudkins, Heier, Workman, Stevens and Schorr voted aye. Motion carried.

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Bruce Medcalf  
Lancaster County Clerk